



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Improvement Deferral Agreement for 1290 North Lilac Street
(Woodbridge Middle School)

MEETING DATE: October 1, 2003

PREPARED BY: Public Works Director

RECOMMENDED ACTION: That the City Council approve the Improvement Deferral Agreement for 1290 North Lilac Street (Woodbridge Middle School) and authorize the City Manager and City Clerk to execute the Agreement on behalf of the City.

BACKGROUND INFORMATION: In 2000, the Owner of the property, Lodi Unified School District, submitted a request for the annexation of the Woodbridge Middle School site. The location of the school site annexation is shown on Exhibit A.

Installation of public improvements along the Lilac Street frontage of the Woodbridge Middle School site was required as a condition of approval for rezoning (Resolution No. P.C. 00-33) for the annexation (Resolution No. 2001-24) of said site in accordance with existing City ordinances and policies regarding off-site improvements as set forth in Title 15, Chapter 15.44 of the Lodi Municipal Code.

Required improvements include the installation of curb, gutter, and sidewalks, streetlights, and street paving along the Lilac Street right-of-way fronting the subject parcel. Owner is desirous of complying with existing City ordinances and policies regarding off-site improvements. However, since the owner has no current plans for additional development on this site at this time, the owner has requested that the required improvements on Lilac Street be deferred. Staff feels that this is a reasonable request.

The owner has signed an Improvement Deferral Agreement. The Agreement, in part, states that the owner will pay for and complete the design and installation of the required improvements at time of future development on the subject parcel, or at the request of the City, whichever occurs first.

The staff recommends approval of the Improvement Deferral Agreement.

FUNDING: None

Richard C. Prima, Jr.
Public Works Director

Prepared by Lyman Chang, Associate Civil Engineer

RC/LC/pmf

Attachment

cc: Senior Civil Engineer Welch
Lodi Unified School District

APPROVED: _____

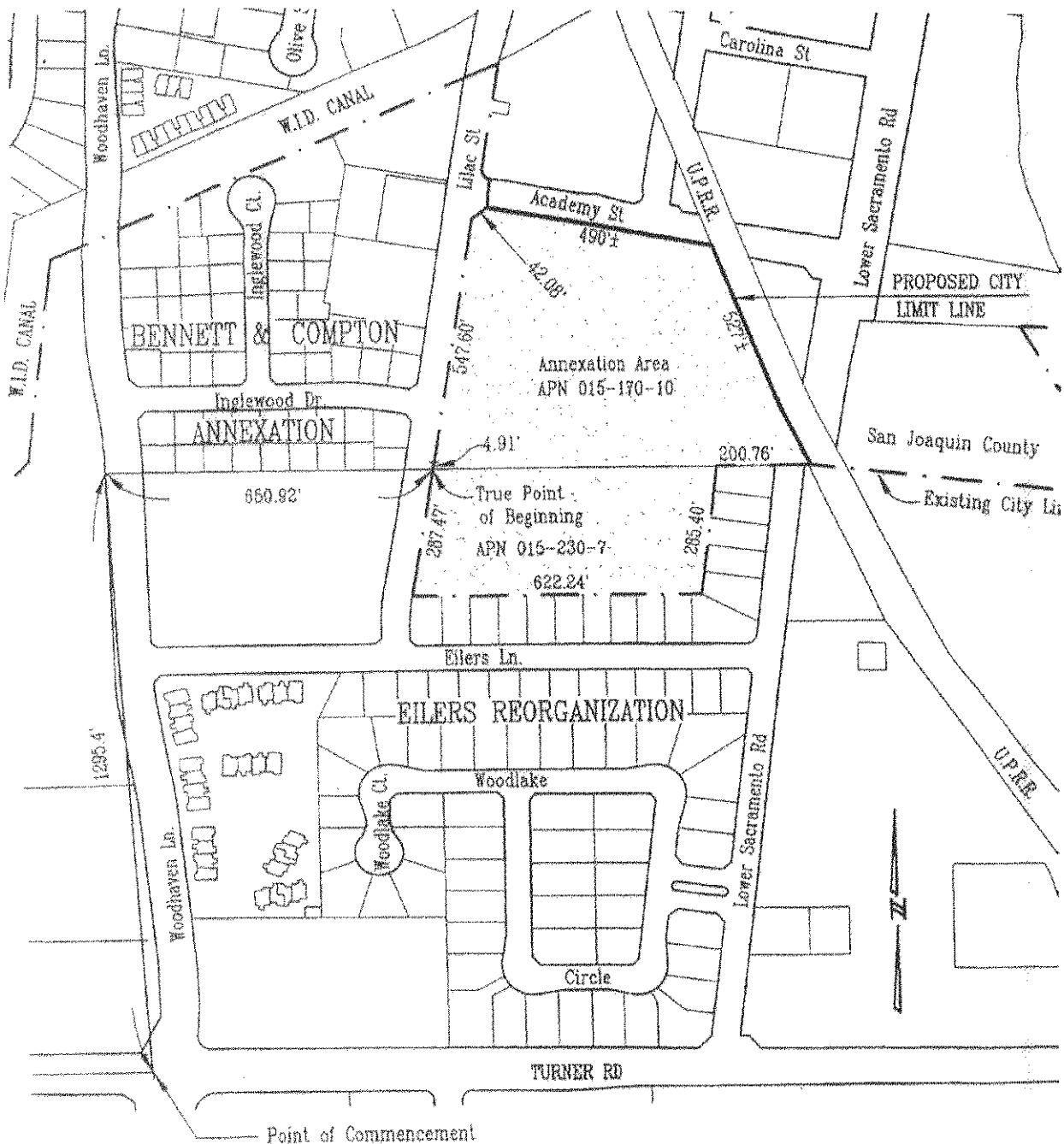
H. Dixon Flynn -- City Manager



CITY OF LODI

PUBLIC WORKS DEPARTMENT

EXHIBIT A



WOODBIDGE MIDDLE SCHOOL ANNEXATION

to the City of Lodi

Dated: July 20, 2001

CITY COUNCIL

SUSAN HITCHCOCK, Mayor
EMILY HOWARD
Mayor Pro Tempore
JOHN BECKMAN
LARRY D. HANSEN
KEITH LAND

CITY OF LODI
PUBLIC WORKS DEPARTMENT

CITY HALL, 221 WEST PINE STREET
P.O. BOX 3006
LODI, CALIFORNIA 95241-1910
(209) 333-6706
FAX (209) 333-6710
EMAIL pwdept@lodi.gov
<http://www.lodi.gov>

H. DIXON FLYNN
City Manager
SUSAN J. BLACKSTON
City Clerk
RANDALL A. HAYS
City Attorney
RICHARD C. PRIMA, JR.
Public Works Director

September 25, 2003

Lodi Unified School District
Facilities & Planning Department
1305 E. Vine Street
Lodi, CA 95240

SUBJECT: Improvement Deferral Agreement for 1290 North Lilac Street
(Woodbridge Middle School)

Enclosed is a copy of background information on an item on the City Council agenda of Wednesday, October 1, 2003. The meeting will be held at 7 p.m. in the City Council Chamber, Carnegie Forum, 305 West Pine Street.

This item is on the consent calendar and is usually not discussed unless a Council Member requests discussion. The public is given an opportunity to address items on the consent calendar at the appropriate time.

If you wish to write to the City Council, please address your letter to City Council, City of Lodi, P. O. Box 3006, Lodi, California, 95241-1910. Be sure to allow time for the mail. Or, you may hand-deliver the letter to City Hall, 221 West Pine Street.

If you wish to address the Council at the Council Meeting, be sure to fill out a speaker's card (available at the Carnegie Forum immediately prior to the start of the meeting) and give it to the City Clerk. If you have any questions about communicating with the Council, please contact Susan Blackston, City Clerk, at 333-6702.

If you have any questions about the item itself, please call Lyman Chang, Associate Civil Engineer, at 333-6800, extension 2665.



for:

Richard C. Prima, Jr.
Public Works Director

RCP/pmf

Enclosure

cc: City Clerk